

Rec. 600
D.S. 0000
Int.
Tot. 55.00

FLORIDA TITLE & GUARANTY CO. • FILE NO. 96-65541NE

THIS WARRANTY DEED, Made this 1st day of JULY

A.D., 19 96 by LINDA ANN CARMICHAEL N/K/A
LINDA WERNER

hereinafter called the Grantor, to RICHARD M. RUBENSTEIN AND
DEBBIE ANN RUBENSTEIN, HUSBAND AND
WIFE
whose postoffice address is 2620 Cove Cay Drive, #502
Clearwater, FL 34620

hereinafter called the Grantee. Social Security Number:

WITNESSETH: That the said Grantor, for and in consideration of the sum of ten dollars (\$10.00) and other valuable considerations to said Grantor in hand paid, the receipt whereof is hereby acknowledged, has granted, bargained, and sold unto the said Grantee, and the Grantee's heirs, or successors, and assigns forever, all that certain parcel of land situate in said State and County legally described as follows, to wit:

Property Appraiser's Parcel Identification Number: 29/29/16/18714/000/0502

That certain parcel consisting of Apartment Unit No. 502, as shown on Condominium plat of COVE CAY CONDOMINIUM TWENTY-SIX TWENTY, VILLAGE II, a Condominium, according to the Condominium Plat Book 17, Pages 76 through 79, Public Records of Pinellas County, Florida and being further described in that certain Declaration of Condominium filed APRIL 1, 1974 in Official Records Book 4153, Pages 1695 through 1790, together with such additions and amendments to said Declaration and Condominium Plat as from time to time may be made, all as recorded in the Public Records of Pinellas County, Florida; together with the exhibits attached thereto and made a part thereof; and together with an undivided share in the common elements appurtenant thereto. Grantor hereby warrants that the above captioned property is not her homestead as defined in the Constitution of the State of Florida. Subject to easements and restrictions of record.

20056125 MAK 07-03-1996 16:21:00
01 DEED-RUBENSTEIN
RECORDING 1 \$6.00
DOC STAMP - DR219 3 \$350.00
TOTAL: \$356.00
CHECK AMOUNT TENDERED: \$356.00
CHANGE: \$0.00

TOGETHER with all the tenements, hereditaments and appurtenances thereto belonging to the Grantor and appertaining.

AND the said Grantor does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever, except taxes for year 1996 and subsequent.

"Grantor" and "Grantee" are used herein for singular or plural, the singular shall include the plural and any gender shall include all genders, as context requires.

Signed, sealed and delivered in our presence:

Kelly L. Ashton
Witness Name Kelly L. Ashton

Linda Werner L.S.
LINDA ANN CARMICHAEL N/K/A
Address LINDA WERNER
2884 North Road
Clearwater, FL 34620


Pauline Callaghan
Witness Name Pauline Callaghan

Documentary Tax Pd. \$ 350.00
S _____ Intangible Tax Pd.
Kathleen P. De Clerk, Clerk, Pinellas County
By *HL* Deputy Clerk

STATE OF FLORIDA
COUNTY OF PINELLAS
The foregoing instrument was acknowledged before me this 1st day of JULY 1996
by LINDA ANN CARMICHAEL N/K/A LINDA WERNER

who is personally known to me or has produced FL Driver's License
as identification and who, take an oath.

Kelly L. Ashton
Notary Public Name

 KERRY L. ASHTON
Notary Public, State of Florida
My Comm. Expires Nov. 20, 1996
No. CC512415

THIS INSTRUMENT PREPARED BY:
THIS INSTRUMENT WAS PREPARED BY
KELLY L. PRATT
FLORIDA TITLE & GUARANTY COMPANY
2610 FOURTH STREET NORTH, ST. PETERSBURG, FLORIDA
AS A NECESSARY INCIDENT TO THE
FULFILLMENT OF A CONDITION CONTAINED
IN A TITLE INSURANCE COMMITMENT
ISSUED BY IT

RETURN TO:
FLORIDA TITLE & GUARANTY CO.
2610 - 4th Street N.
St. Petersburg, FL 33704